



Land Port of Entry
Madawaska, Maine



Project Mission: To deliver a model, functional, high performing, operationally superior P100, CBP Design Standard and OPR compliant LPOE, that is within scope, on schedule, and on budget using best practices, lessons learned, technical acumen, strong collaboration and communication, delivered safely and concurrently with the opening of the international bridge.

A total of \$69M was appropriated by Congress for construction of a new Madawaska, Maine Land Port of Entry in 2004, 2007 and 2009.
https://www.gsa.gov/cdnstatic/fy10_program__construction__us_land_port_of_entry__madawaska_me.pdf

The current project consists of design and construction of a new Land Port of Entry (LPOE) on 10.7 acres of USA land to replace the 1959 mission and operationally deficient LPOE in coordination with Maine DOT’s Madawaska-Edmundston International bridge replacement projected to be completed by November 2023. The program of requirements for this permit-only port details approximately 76,717 GSF.

- The proposed project is needed because the size and conditions of the existing building and overall site of the Madawaska LPOE are sub-standard, preventing the agencies assigned to the LPOE from adequately fulfilling their respective missions
- The purpose of this project is to provide for the long-term safe and efficient flow of current and projected traffic volumes, including the movement of goods and people, between Madawaska, Maine and Edmundston, New Brunswick.
- The main building will house administration, training, staff, staff support, processing support, enforcement support, agricultural inspection, building support, inspection support areas, and training facilities comprising classrooms, offices, training rooms, and support spaces.

PROJECT STATUS

- NEPA Final Supplemental Impact Statement (FSEIS) and Record of Decision was completed March 2, 2020.
- In accordance with the Uniform Act, the site acquisition of 3 residences and McDonald’s is completed.
- Monica Ponce de Leon (MPdL) Studios completed the Bridging Contract Documents in August 2020
- Design Build solicitation released October 1, 2020 and October 14, 2020; Virtual Pre-Proposal Meeting & Site Visit, November 17, 2020; bids received, January 19, 2021; DB award made to J&J Contractors, with Robert Siegel Architects as Architect of Record; 13 months of design, early construction started June 2021
 - September 9, 2021: Official Groundbreaking Ceremony held in Madawaska, Maine
 - November 19, 2021: Incremental early design packages allowed J&J Contractors and its subcontractors to begin early construction (currently at about 15%) filling, cutting, grading, utility work, retaining walls construction, foundations & piers for the main port building and secondary canopy, along with foundation for the commercial inspection building.
 - December 23, 2021: Footings for both MPB & CIB are poured, secondary canopy, outbound, primary concrete placed to grade beams, and all backfilled to subgrade to protect for the winter. And 16' of 22' of the retaining wall was built.
 - December 23, 2021 to March 21, 2022: (due to winter conditions) the construction phase was focused on submittals, material deliveries, completion of 100% construction documents, subcontractor buyout, interior demolition of the former McDonald’s
 - March 21, 2022: Spring site work resumed with uncovering foundations & piers in preparation for delivery & installation of structural precast tilt up wall panels & waterproofing in April with structural steel to follow.
 - August 10, 2022: 30% construction complete, including grading of the site and retaining wall construction. Both buildings’ steel, precast walls, roofing, underground electrical, plumbing, mechanical, and utility work are complete, or in process.
 - August 2022: Underground site utilities for drainage, electrical and plumbing have been placed throughout the site. Electrical conduit and plumbing lines have been placed to prep for the interior slab. Air Vapor Barrier (AVB) has been placed on the precast panels for both Commercial Inspection Building (CIB) and Main Port Building (MPB). The framing of the primary, secondary, and outbound canopies have started. Interior concrete work for stairs and wall has been completed.
 - September 2022: Light pole bases have been set throughout the site. Underground electrical work to connect both CIB and MPB has been connected. All prep work for interior concrete slabs has been placed to be poured before the end of September. Main retaining wall work continues.
 - October 2022: Insulation installed over the AVB on the CIB nears completion and started on the MPB. Majority of the interior slabs have been poured, cured and can be walked on. Secondary retaining wall work has started. More light pole bases have been set throughout the site, and electrical conduits have been placed to connect the posts to the building. Site grading has started so gravel can be laid down. HVAC ducts delivered and installation started week of October 10, 2022.
 - The Commissioning Request for Proposal was released on January 27, 2021; proposals were received on March 2, 2021; and contract was awarded to Chinook Systems, Inc. on June 15, 2021.
 - The Construction Manager Request for Proposal was released on March 25, 2021 with proposals received on April 21, 2021 and contract was awarded to Procon Consulting LLC on July 6, 2021.
- The demolition contract was awarded February 26, 2021 to Ed Pelletier & Sons for the demolition of USA owned aztec building slab, 93 & 91 Vital and 170 Main Street, demolition work and contract completed April 30, 2021.
- Monica Ponce de Leon Studio’s PCCS services Option 2 has been exercised.
- Ralph Helmick submitted final art in architecture concept on June 1, 2020, was approved, & is working with DB on design development, with a 100% AinA Design Development submission for September 2022.
- A Request for Information was released for Sources Sought for a Furniture, Fixture, and Equipment Contract on July 15, 2022.
- Look for GSA’s upcoming announcement on the U.S. Land Port of Entry Street Naming Contest
- 5 Legal agreements with MaineDOT have been executed.
- MaineDOT awarded the bridge contract to Reed & Reed on April 1, 2021, bridge construction started May 2021, and the new LPOE will open concurrently with the bridge in late 2023.